

DOC # 2014-0315051



JUL 25, 2014 8:48 AM

OFFICIAL RECORDS  
SAN DIEGO COUNTY RECORDER'S OFFICE  
Ernest J. Dronenburg, Jr., COUNTY RECORDER  
FEES: 0.00

PAGES: 9



Recording requested  
by:  
City of Chula Vista

After recording return  
to:

City Clerk's Office  
City of Chula Vista  
276 Fourth Avenue  
Chula Vista, CA 91910  
Attn: Liz Briggs

pg  
ap  
N=1  
com

*This space for Recorder's use only*

IRREVOCABLE OFFER OF DEDICATION OF FEE INTERST

*Document Title*

IRREVOCABLE OFFER OF DEDICATION FOR RECREATION PROPERTY

*Recording Requested by and  
Please Return to:*

City Clerk  
City of Chula Vista  
P.O. Box 1087  
Chula Vista, CA 91912

*This Instrument Benefits City Only.  
No fee is required.*

This Space for Recorder's Use Only

APN(s) 646-010-04

C.V. File No. \_\_\_\_\_

**IRREVOCABLE OFFER  
OF DEDICATION OF FEE INTEREST**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **SSBT LCRE V LLC, a Delaware limited liability company**, represents that, as the owner(s) of herein-described real property, *(in the case of multiple owners, collectively referred to as "Grantor")*, Grantor hereby makes an Irrevocable Offer of Dedication of fee interest to THE CITY OF CHULA VISTA, A MUNICIPAL CORPORATION, the hereinafter described real property for the following public purpose:

**ACTIVE RECREATION PURPOSES**

*The real property referred to above is situated in the City of Chula Vista, County of San Diego, State of California and is more particularly described as follows:*

**SEE ATTACHED: EXHIBIT A FOR LEGAL DESCRIPTION  
EXHIBIT B FOR PLAT**

This Offer of Dedication is made pursuant to Section 7050 of Government Code of the State of California and may be accepted at any time by the City Clerk of the City of Chula Vista.

This Offer of Dedication of fee interest shall be irrevocable and shall be binding on the Grantor, its heirs, executors, administrators, successors and assigns.

**SIGNATURE PAGE**

Signed this 17th day of July, 2014

Grantor Signatures: SSBT LCRE V LLC,  
a Delaware limited liability company

By: Yang Ding  
Name: Q. Sophie Yang  
Title: Vice President

By: \_\_\_\_\_  
Name:  
Title:

**(Notary Acknowledgment Required for Each Signatory)**

---

*This is to certify that the interest in real property offered herein to the City of Chula Vista, a governmental agency, is hereby acknowledged by the undersigned, City Clerk, on behalf of the Chula Vista City Council pursuant to authority conferred by Resolution No. 15645 of the Chula Vista City Council adopted on June 5, 1990, and the grantee(s) consent(s) to the recordation thereof by its duly authorized officer.*

By: Donna F. Norris  
DONNA NORRIS, CMC, City Clerk

Date: July 24, 2014

State of ~~California~~ Massachusetts

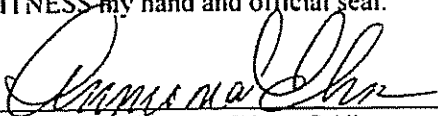
County of Suffolk

On July 17, 2014, before me, Annemarie Inman

Notary Public, personally appeared Q. Sophie Yang  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature of Notary Public  
**ANNEMARIE E. INMAN**



Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
December 15, 2017

(Notary Seal)



State of California

County of \_\_\_\_\_

On \_\_\_\_\_, before me, \_\_\_\_\_

Notary Public, personally appeared \_\_\_\_\_  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public

(Notary Seal)

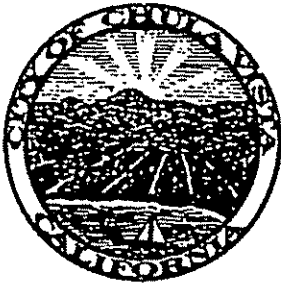
**ACKNOWLEDGEMENT**

State of California  
County of San Diego

On the 24th day of July, 2014, before me, Sheree Kansas, Deputy City Clerk, personally appeared Donna R. Norris, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(SEAL)

\_\_\_\_\_  
Sheree Kansas, Deputy City Clerk  
City of Chula Vista

## EXHIBIT "A" LEGAL DESCRIPTION

THAT PORTION OF LOT 25 IN OTAY RANCHO, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 862, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, FEBRUARY 07, 1900, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

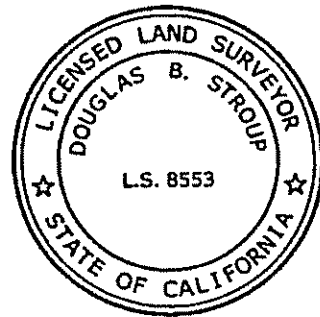
**COMMENCING** AT THE SOUTHEAST CORNER OF SAID LOT 25; THENCE ALONG THE EASTERLY LINE OF SAID LOT 25 NORTH 18°40'35" WEST, 1756.49 FEET TO **THE TRUE POINT OF BEGINNING**; THENCE LEAVING SAID EASTERLY LINE SOUTH 63°42'23" WEST, 712.12 FEET; THENCE SOUTH 74°46'02" WEST, 790.86 FEET TO A POINT IN THE EASTERLY SIDELINE OF STATE HIGHWAY 125 DEDICATED PER DOCUMENT RECORDED JUNE 21, 2008 AS DOC. NO. 2008-0437364 OF OFFICIAL RECORDS, BEING ALSO THE BEGINNING OF A 5124.33 FOOT RADIUS NON-TANGENT CURVE CONCAVE EASTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 76°23'06" WEST, THENCE NORTHERLY ALONG SAID EASTERLY SIDELINE OF SAID STATE HIGHWAY AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02°35'07" A DISTANCE OF 231.21 FEET; THENCE NORTH 16°12'01" EAST, 516.13 FEET TO THE BEGINNING OF A 208.85 FOOT RADIUS NON-TANGENT CURVE CONCAVE NORTHWESTERLY A RADIAL LINE TO SAID POINT BEARS SOUTH 01°41'11" EAST, THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 76°00'20" A DISTANCE OF 277.05 FEET; THENCE NORTH 03°15'45" EAST, 88.04 FEET; THENCE LEAVING SAID EASTERLY SIDELINE NORTH 62°15'34" EAST, 16.60 FEET; THENCE NORTH 52°30'37" EAST, 27.73 FEET; THENCE NORTH 52°23'53" EAST, 78.26 FEET; THENCE NORTH 56°44'36" EAST, 41.26 FEET; THENCE NORTH 39°19'17" EAST, 47.34 FEET; THENCE NORTH 16°43'02" EAST, 38.24 FEET; THENCE NORTH 80°32'16" EAST, 25.85 FEET; THENCE SOUTH 85°05'34" EAST, 49.68 FEET; THENCE SOUTH 83°35'58" EAST, 39.24 FEET; THENCE SOUTH 86°40'05" EAST, 36.56 FEET; THENCE NORTH 86°06'36" EAST, 62.64 FEET; THENCE NORTH 80°29'33" EAST, 52.22 FEET; THENCE NORTH 72°35'55" EAST, 72.31 FEET; THENCE NORTH 76°49'29" EAST, 112.97 FEET; THENCE NORTH 78°58'36" EAST, 39.22 FEET; THENCE NORTH 78°57'01" EAST, 105.10 FEET TO A POINT IN SAID EASTERLY LINE OF SAID LOT 25; THENCE SOUTHERLY ALONG SAID EASTERLY

LINE SOUTH 18°40'35" EAST, 736.34 FEET TO THE TRUE POINT OF BEGINNING.

THE HEREINABOVE DESCRIBED PARCEL OF LAND CONTAINS 22.62 ACRES, MORE OR LESS.

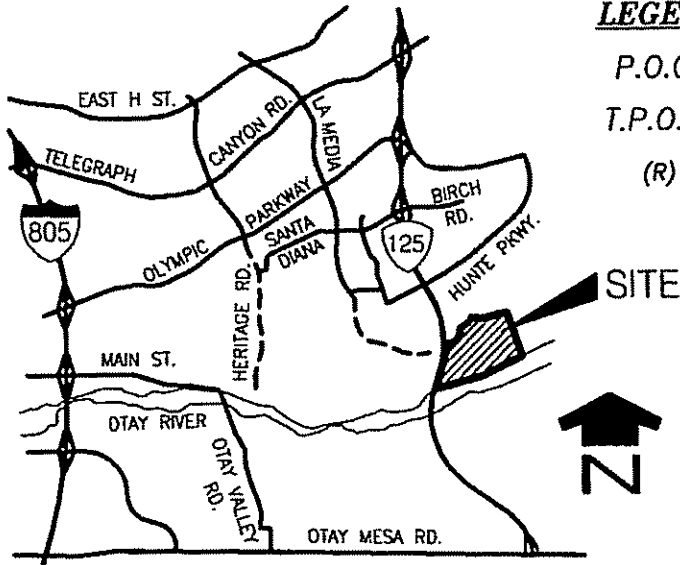
  
\_\_\_\_\_  
DOUGLAS B. STROUP  
HUNSAKER & ASSOCIATES SAN DIEGO, INC.

*7/16/2014*  
P.L.S. 8553



# EXHIBIT "B"

SHEET 1 OF 2 SHEETS





### LEGEND:


- P.O.C. INDICATES POINT OF COMMENCEMENT
- T.P.O.B. INDICATES TRUE POINT OF BEGINNING
- (R) INDICATES RADIAL BEARING

## VICINITY MAP

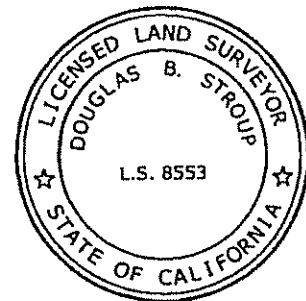
NOT TO SCALE

### EASEMENT LEGEND:

-  INDICATES BOUNDARY OF STATE HIGHWAY 125 PER DOCUMENT RECORDED JUNE 21, 2008 AS DOC. NO. 2008-0437364.
-  INDICATES AN EXISTING EASEMENT FOR PUBLIC SEWER PURPOSES PER DOCUMENT RECORDED APRIL 15, 2003 AS DOC. NO. 2003-0433781.

  
DOUGLAS B. STROUP  
EXP. 12/31/14

7/16/2014  
L.S. 8553



**HUNSAKER  
& ASSOCIATES**  
SAN DIEGO, INC.

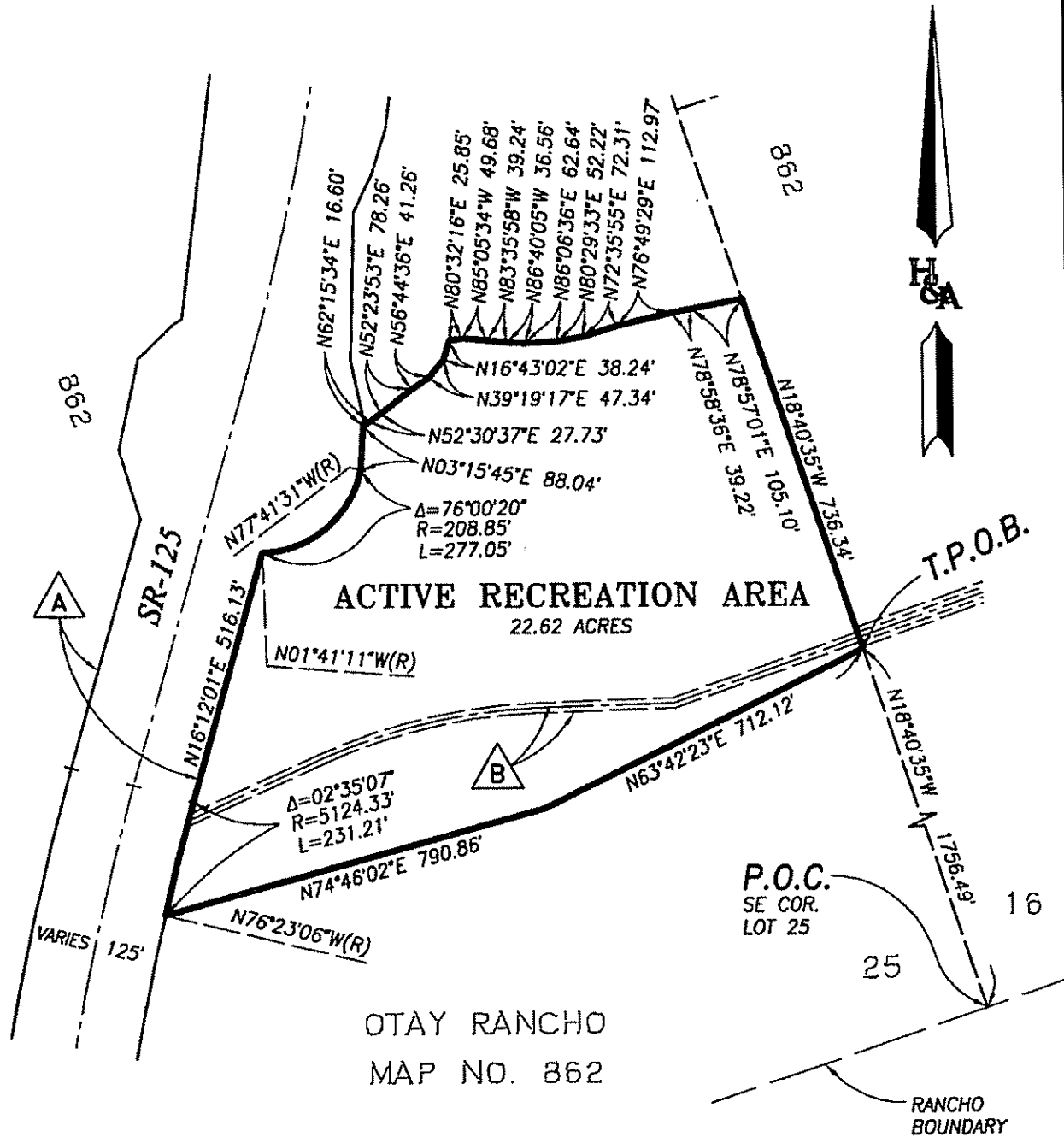
PLANNING 5707 Waples Street  
ENGINEERING San Diego, Ca 92121  
SURVEYING 714-520-0300-714-520-0300-1114

R:\0920\Map\EP\_OTAY V8 AR11 SHT 01.dwg [May-19-2014:08:30 W.O. 2825-0004



# EXHIBIT "B"

SHEET 2 OF 2 SHEETS



PLANNING 607 Waples Street  
ENGINEERING San Diego, Ca 92121  
SURVEYING FV225033A-000- FV225033A-WH

